

**TOWN OF GRANBY
INLAND WETLAND AND WATERCOURSES COMMISSION
MEETING MINUTES
DECEMBER 12, 2012**

PRESENT: Chairman David Tolli, Wayne Cahoon, Neil Kraner, Aurelle Locke, Deborah Sheahan, Craig Perry, and Richard Van Nostrand

OTHERS PRESENT: David Askew, Technical Advisor to the Commission

The meeting of the Inland Wetland and Watercourses Commission was called to order by Chairman David Tolli at 7:02 p.m.

MINUTES

The Commission reviewed the meeting minutes of November 14, 2012. The November 14, 2012 minutes indicated that approval of the October 10, 2012 meeting minutes would be made at the December meeting.

ON A MOTION by Wayne Cahoon, seconded by Aurelle Locke, the Commission voted 5-0-2 to approve the meeting minutes of October 10, 2012. Ms. Sheahan and Mr. Van Nostrand abstained.

ON A MOTION by Neil Kraner, seconded by Aurelle Locke, the Commission voted 4-0-3 to approve the meeting minutes of November 14, 2012 as presented. Messrs. Van Nostrand, Perry and Kraner abstained.

PROJECT STATUS

240 Case Street – dam repair

Mr. Askew conducted his final review and inspection and reported all repairs have been made. The Commission reviewed a letter that will be sent to the home owner indicating final approval of all repairs.

Mr. Cahoon inquired about the level of water shown in the photo and Mr. Askew indicated there is approximately 12 inches of freeboard as required by the design engineer. The pond level can be adjusted with a new spillway design and an emergency spillway has been constructed.

ON A MOTION by Aurelle Locke, seconded by Wayne Cahoon, the Commission voted 7-0-0 to accept the letter that David Askew will be mailing to the homeowner at 240 Case Street and close-out the project.

PERMIT APPLICATION

24 Mill Pond Drive – 30 apartments

Chairman Tolli indicated a permit application was received for 24 Mill Pond Drive to build a complex with 30 apartments on a 6.2 acre lot. Guy Hesketh, principal owner of F.A. Hesketh & Associates, Inc. presented information relative to the permit application.

Mr. Hesketh described the project using three drawings. The first drawing showed the neighborhood and the proposed apartments design, including surrounding wetlands. The second drawing was the same as the first but a closer view of the immediate area around the

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apartments. The third drawing showed the design site, including the five buildings placement, grading and elevations, roadways, storm water management system, storm drains, catch basins, pump station, cul-de-sac, etc.

Mr. Askew requested Mr. Hesketh to provide a signature by a soil scientist on the drawing for the wetland boundaries and a report from a wetlands scientist providing an opinion as to whether activity done near the wetlands areas will have an impact on wetlands.

Mr. Hesketh discussed the storm water management system plan, how the roof runoff would be handled, new sewer line and pump station, new cul-de-sac, and water, electric, and telephone lines to the site. He indicated there is little impact with the wetlands areas. Mr. Hesketh commented that a portion of land would be donated to the town for open area.

Mr. Hesketh requested the Commission to determine this evening if this project has no significant activity in the wetland areas.

David Askew commented that the Commission had three options to consider regarding scheduling a public hearing on this project: 1) if the Commission determines that the activity may have a significant impact on wetlands, 2) if a petition signed by 25 people is received requesting a public hearing, or 3) deems there is other significant public interest. If none of the three options apply, a public hearing should not be scheduled.

A discussion ensued with the Commission. They expressed concerns, some of which were:

1) documents were received this evening with not enough time to examine, 2) waiting to receive a statement report from F.A. Hesketh & Associates' s soil scientist (anticipates to receive by next meeting), 3) need further review or a report on whether the placements of storm water quality basins, drainage pipe systems, catch basins, and any other wetlands activities is 100 feet from wetlands area or 200 feet if activity is near the water course, and 4) believes this being a major project that there is a possibility of a more public interest involvement.

ON A MOTION, made by Neil Kraner, seconded by Rick Van Nostrand, the Commission voted (6-1-0) to schedule a public hearing because there may be significant impact on wetlands. Mr. Cahoon voted nay. The public hearing will be held on January 9, 2013.

ANY OTHER PROPER BUSINESS

The next monthly meeting is January 9, 2013 at 7:00 p.m. in the Town Hall meeting room.

ON A MOTION, made by Rick Van Nostrand, seconded by Aurelle Locke, the Commission voted (7-0-0) unanimously to adjourn the meeting at 8:00 p.m.

Respectfully submitted,

Patricia I. Chieski
Acting Recording Secretary